



**Board of Commissioners of Cook County
Zoning and Building Committee**

Wednesday, January 13, 2016

10:00 AM

**Cook County Building, Board Room, Rm 569
118 North Clark Street, Chicago, Illinois**

NOTICE AND AGENDA

There will be a meeting of the Committee or Subcommittee of the Board of Commissioners of Cook County at the date, time and location listed above to consider the following:

PUBLIC TESTIMONY

Authorization as a public speaker shall only be granted to those individuals who have submitted in writing, their name, address, subject matter, and organization (if any) to the Secretary 24 hours in advance of the meeting. Duly authorized public speakers shall be called upon to deliver testimony at a time specified in the meeting agenda. Authorized public speakers who are not present during the specified time for public testimony will forfeit their allotted time to speak at the meeting. Public testimony must be germane to a specific item(s) on the meeting agenda, and the testimony must not exceed three minutes; the Secretary will keep track of the time and advise when the time for public testimony has expired. Persons authorized to provide public testimony shall not use vulgar, abusive, or otherwise inappropriate language when addressing the Board; failure to act appropriately; failure to speak to an item that is germane to the meeting, or failure to adhere to the time requirements may result in expulsion from the meeting and/or disqualify the person from providing future testimony.

16-0931

COMMITTEE MINUTES

Approval of the minutes from the meeting of 12/16/2015

VARIATIONS

16-0864

Presented by: MICHAEL JASSO, Chief, Bureau of Economic Development

RECOMMENDATION OF THE ZONING BOARD OF APPEALS

Request: V 15-58

Township: Lyons

County District: 17

Property Address: 1231 62nd Place, LaGrange Highlands, Illinois

Property Description: The Subject Property consists of approximately 0.40 acre and is generally located on the south side of 62nd Place and approximately 112.71' west of Edgewood Avenue.

Owner: Innovative Design Ventures, LLC, 77 W. Washington, Suite 1705, Chicago, Illinois

Agent/Attorney: Hasani Steele, 77 W. Washington, Suite 1705, Chicago, Illinois

Current Zoning: R-4 Single Family Residence District

Intended use: Applicant seeks a variance to reduce the lot area from the minimum required 20,000 square feet to an existing 17,600 square feet. This variance is sought in order to bring existing lot conditions into compliance and allow for the construction of a single family residential dwelling.

Recommendation: ZBA Recommendation is that the application be granted.

Conditions: None

Objectors: Mr. Glenn Georgen, 1302 62nd Place, LaGrange Highlands, Illinois, neighbor

History:

Zoning Board Hearing: 12/16/2015

Zoning Board Recommendation date: 12/16/2015

County Board extension granted: N/A

16-0865

Presented by: MICHAEL JASSO, Chief, Bureau of Economic Development

RECOMMENDATION OF THE ZONING BOARD OF APPEALS

Request: V 15-59

Township: Lyons

County District: 17

Property Address: 1715 54th Street, LaGrange Highlands, Illinois

Property Description: The Subject Property consists of approximately 0.37 acre and is generally located on the south side of 54th Street and approximately 435.98' west of Harvey Avenue.

Owner: Kearney Builders, Inc - C/O Martin Kearney, 5237 Howard Avenue, Western Springs, Illinois

Agent/Attorney: Same as Above

Current Zoning: R-4 Single Family Residence District

Intended use: Applicant seeks a variance to reduce the lot area from the minimum required 20,000 square feet to an existing 16,200 square feet. This variance is sought in order to bring existing lot conditions into compliance and allow for the construction of a single family residential dwelling.

Recommendation: ZBA Recommendation is that the application be granted.

Conditions: None

Objectors: Mrs. Marie Patzelt, 1721 54th Place, LaGrange, Illinois, neighbor

History:

Zoning Board Hearing: 12/16/2015

Zoning Board Recommendation date: 12/16/2015

County Board extension granted: N/A



Matthew B. DeLeon, Secretary

Chairman: Silvestri
Vice-Chairman: Murphy
Members: Committee of the Whole